# Two-bedroom apartment in Carre d'Argent

**€439,000**

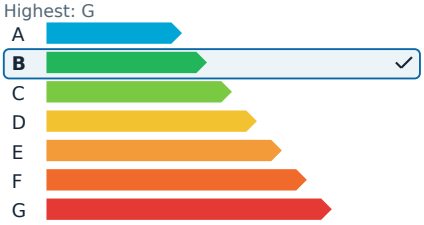
Carre d'Argent · 2 bedrooms · 51 m² in size

## Key details

| | |
|---|---|
| Surface area | **51 m²** |
| Bedrooms | **2** |
| Floor | **2nd** |
| Lift | **No** |
| Outside space | **Balcony** |
| Monthly charges | **€60 /mo** |

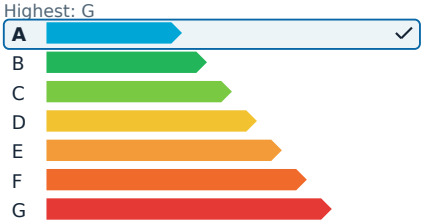
**DPE (Energy)** **B**

Lowest: A
Highest: G




**GES (Emissions)** **A**

Lowest: A
Highest: G




## Description

Just steps away from Place Garibaldi, the MAMAC in Nice, and the future Police Hotel, this superb three-room apartment on the second floor offers a blend of modern comfort and classic elegance. The property is part of a fully renovated Niçoise building, with refreshed common areas reflecting its charm.

The air-conditioned apartment features high-quality finishes, including parquet flooring, double glazing, and harmonious volumes. The bright living and dining area opens onto a quiet courtyard balcony, providing a serene outdoor space in the heart of the city. The custom-designed kitchen is fully equipped, combining style with functionality.

The sleeping area includes two comfortable bedrooms, one of which boasts a period fireplace, adding a touch of charm and authenticity. A contemporary shower room and a separate WC complete the property.

With immediate access to the tramway, shops, restaurants, and all amenities, this rare find is ideal for a primary residence, a secondary home, or a high-quality rental investment. It offers a premium address in a sought-after and rapidly appreciating area.

Annual management charges are €720. The property is subject to co-ownership with XX main lots. There are no ongoing legal proceedings. Agency fees are covered by the seller.

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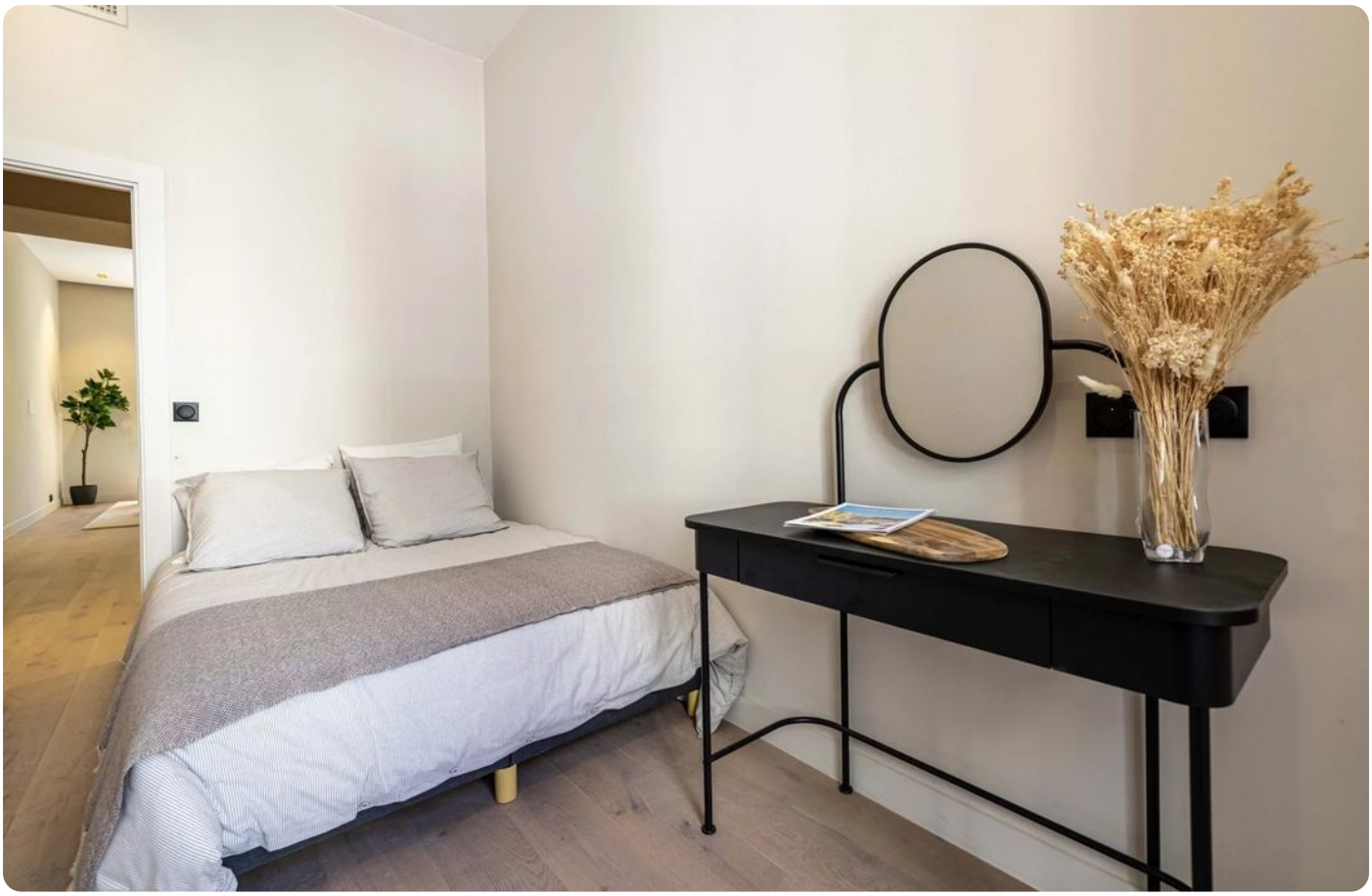
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